

**DOCKET FOR
SPECIAL CITY COUNCIL/REDEVELOPMENT AGENCY MEETING
AND
SPECIAL CITY COUNCIL/REDEVELOPMENT AGENCY CLOSED SESSION
OF
MONDAY, JULY 30, 2001 AT 9:00 A.M.
CITY ADMINISTRATION BUILDING
COUNCIL CHAMBERS - 12TH FLOOR
202 "C" STREET
SAN DIEGO, CA 92101**

NOTE: There is a special meeting of both the City Council and Redevelopment Agency for July 30, 2001, from 9 a.m. until 12 p.m. The primary purpose of the meeting is to meet in closed session; however, a number of real property negotiation matters will need to be discussed and it is thus necessary to meet first in open session to receive public comment pursuant to Government Code section 54956.8.

CITY COUNCIL OPEN SESSION

ITEM-600: ROLL CALL.

SPECIAL HEARINGS:

ITEM-601: Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

 . Property: Property bounded by 7th Avenue, J Street, 10th Avenue, Commercial Avenue, and Harbor Drive (proposed new ballpark).

 Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

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 Negotiating Parties: San Diego Padres.

 Under Negotiation: Terms of Memorandum of Understanding Concerning a Ballpark District, Construction of a Baseball Park, and a Redevelopment Project, and Ballpark and Redevelopment Project Implementation Agreement.

Prior to Council discussion in Closed Session and in compliance with the Brown Act, (California Government Code Section 54956.8) this issue is listed on the

docket only for public testimony. **There is no Council discussion of this item.**
The City Council's actions are:

1) Open the Public Hearing and accept testimony from any members of the public wishing to address the Council on this subject; 2) Conclude and close the public hearing; and 3) Refer the matter to Closed Session on July 30, 2001.

SPECIAL HEARINGS:

ITEM-602: Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8

Property: Property bounded by 10th Avenue, Island Avenue, 11th Avenue, and J Street (P1 parcel).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres/JMI Realty.

Under Negotiation: Terms of Ballpark and Redevelopment Project Implementation Agreement.

Prior to Council discussion in Closed Session and in compliance with the Brown Act, (California Government Code Section 54956.8) this issue is listed on the docket only for public testimony. **There is no Council discussion of this item.**
The City Council's actions are:

1) Open the Public Hearing and accept testimony from any members of the public wishing to address the Council on this subject; 2) Conclude and close the public hearing; and 3) Refer the matter to Closed Session on July 30, 2001.

SPECIAL HEARINGS:

ITEM-603: Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

Property: Property bounded by 12th Avenue, K Street, 14th Avenue, and Imperial Avenue (Tailgate Park).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Unified Port District.

Under Negotiation: Terms of Purchase and Sale Agreement, and Joint Escrow Instructions.

Prior to Council discussion in Closed Session and in compliance with the Brown Act, (California Government Code Section 54956.8) this issue is listed on the docket **only** for public testimony. **There is no Council discussion of this item. The City Council's actions are:**

1) Open the Public Hearing and accept testimony from any members of the public wishing to address the Council on this subject; 2) Conclude and close the public hearing; and 3) Refer the matter to Closed Session on July 30, 2001.

SPECIAL REDEVELOPMENT AGENCY MEETING

ITEM-1: Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

Property: Property bounded by 7th Avenue, J Street, 10th Avenue, Commercial Avenue, and Harbor Drive (proposed new ballpark).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres.

Under Negotiation: Terms of Memorandum of Understanding Concerning a Ballpark District, Construction of a Baseball Park, and a Redevelopment Project, and Ballpark and Redevelopment Project Implementation Agreement.

Prior to Agency discussion in Closed Session and in compliance with the Brown Act, (California Government Code Section 54956.8) this issue is listed on the docket **only** for public testimony. **There is no Agency discussion of this item. The Agency's actions are:** 1) Open the Public Hearing and accept testimony from any members of the public wishing to address the Council on this subject; 2) Conclude and close the public hearing; and 3) Refer the matter to Closed Session on July 30, 2001.

ITEM-2: Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

Property: Property bounded by 6th Avenue, K Street, 7th Avenue, and L Street (R7 parcel).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres/JMI Realty.

Under Negotiation: Price and Terms of Ballpark and Redevelopment Project Implementation Agreement.

Prior to the Agency's discussion in Closed Session and in compliance with the Brown Act, (California Government Code Section 54956.8) this issue is listed on the docket **only** for public testimony. **There is no Agency discussion of this item. The Agency's actions are:** 1) Open the Public Hearing and accept testimony from any members of the public wishing to address the Agency on this subject; 2) Conclude and close the public hearing; and 3) Refer the matter to Closed Session on July 30, 2001.

CLOSED SESSION

The City Council and Redevelopment Agency shall immediately reconvene in closed session with the following agenda:

CITY COUNCIL

I. Conference with Legal Counsel - existing litigation, pursuant to California Government Code section 54956.9(a):

A. Furgatch v. San Diego Unified Port District, et al. Court of Appeal D035842; City, et al. v. All Persons Interested, et al. San Diego Superior GIC 763487; and City v. Dunkl, et al. Court of Appeal D035559.

II. Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

A. Property: Property bounded by 7th Avenue, J Street, 10th Avenue, Commercial Avenue, and Harbor Drive (proposed new ballpark).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs,
Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres.

Under Negotiation: Terms of Memorandum of Understanding Concerning a Ballpark District, Construction of a Baseball Park, and a Redevelopment Project, and Ballpark and Redevelopment Project Implementation Agreement.

B. Property: Property bounded by 10th Avenue, Island Avenue, 11th Avenue, and J Street (P1 parcel).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres/JMI Realty.

Under Negotiation: Terms of Ballpark and Redevelopment Project Implementation Agreement.

C. Property: Property bounded by 12th Avenue, K Street, 14th Avenue, and Imperial Avenue (Tailgate Park).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Unified Port District.

Under Negotiation: Terms of Purchase and Sale Agreement, and Joint Escrow Instructions.

REDEVELOPMENT AGENCY CLOSED SESSION

III. Conference with Real Property Negotiator, pursuant to California Government Code Section 54956.8:

D. Property: Property bounded by 7th Avenue, J Street, 10th Avenue, Commercial Avenue, and Harbor Drive (proposed new ballpark).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres.

Under Negotiation: Terms of Memorandum of Understanding Concerning

a Ballpark District, Construction of a Baseball Park, and a Redevelopment Project, and Ballpark and Redevelopment Project Implementation Agreement.

E. Property: Property bounded by 6th Avenue, K Street, 7th Avenue, and L Street (R7 parcel).

Agency Negotiator: Leslie J. Girard, Bruce Herring, Peter Hall, Paul Jacobs, Dan Barrett, and Steve Labovitz.

Negotiating Parties: San Diego Padres/JMI Realty.

Under Negotiation: Price and Terms of Ballpark and Redevelopment Project Implementation Agreement.